

003.0

0005

0005.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

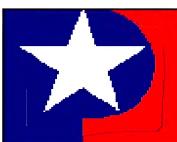
Total Card / Total Parcel

USE VALUE:

1,034,800 / 1,034,800

ASSESSED:

1,034,800 / 1,034,800


Patriot
Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
7-9		MAGNOLIA ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: ZERMANI DOMENICO-COLOMBA TR	
Owner 2: 9 MAGNOLIA ST TRUST	
Owner 3:	
Street 1: 4 WINDSOR LANE	
Street 2:	

Twn/City: BURLINGTON	
St/Prov: MA	Cntry
Postal: 01803	Own Occ: N

PREVIOUS OWNER	
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION	
This parcel contains .115 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1909, having primarily Vinyl Exterior and 2958 Square Feet, with 2 Units, 2 Baths, 1 3/4 Bath, 0 HalfBath, 14 Rooms, and 6 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

PROPERTY FACTORS	
Item	Code
Z	R2
o	TWO FAMIL
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

BUILDING PERMITS	
Date	Number

ACTIVITY INFORMATION	
Date	Result
8/26/2017	MEAS&NOTICE
4/3/2009	Meas/Inspect
9/23/1999	Meas/Inspect
11/1/1991	PM

Sign:	VERIFICATION OF VISIT NOT DATA
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LAND SECTION (First 7 lines only)	
Use Code	Description
104	Two Family
5000	Sq. Ft.
Site	
0	80.
1.14	1

Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
456,000						456,000	

Total AC/HA: 0.11478	Total SF/SM: 5000	Parcel LUC: 104	Two Family	Prime NB Desc: ARLINGTON	Total: 456,000	Spl Credit	Total: 456,000
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EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 13 - Multi-Garden	2	Rating: Average		A Bath: 2	Rating:			3/4 Bath: 1	Rating: Average								
Sty Ht: 2H - 2 & 1/2 Sty				A 3QBth:	Rating:												
(Liv) Units: 2	Total: 2			1/2 Bath:	Rating:												
Foundation: 2 - Conc. Block				A HBth:	Rating:												
Frame: 1 - Wood				OthrFix:	Rating:												
Prime Wall: 4 - Vinyl																	
Sec Wall:	%																
Roof Struct: 1 - Gable																	
Roof Cover: 1 - Asphalt Shgl																	
Color: YELLOW																	
View / Desir:																	
GENERAL INFORMATION				OTHER FEATURES				RESIDENTIAL GRID									
Grade: C - Average				Kits: 2	Rating: Average			1st Res Grid	Desc: Line 1	# Units 1							
Year Blt: 1909	Eff Yr Blt:			A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O								
Alt LUC:	Alt %:			Frl:	Rating:			Other									
Jurisdct:	Fact: .			WSFlue:	Rating:			Upper									
Const Mod:								Lvl 2									
Lump Sum Adj:								Lvl 1									
								Lower									
INTERIOR INFORMATION				CONDOS INFORMATION				TOTALS									
Avg Ht/FL: STD				Location:				Totals	RMS: 14	BRS: 6	Baths: 2	HB					
Prim Int Wal 2 - Plaster				Total Units:													
Sec Int Wall:	%			Floor:													
Partition: T - Typical				% Own:													
Prim Floors: 3 - Hardwood				Name:													
Sec Floors:	%																
Bsmnt Flr: 12 - Concrete																	
Subfloor:																	
Bsmnt Gar:																	
Electric: 3 - Typical																	
Insulation: 2 - Typical																	
Int vs Ext: S																	
Heat Fuel: 1 - Oil																	
Heat Type: 5 - Steam																	
# Heat Sys: 2																	
% Heated: 100	% AC:																
Solar HW: NO	Central Vac: NO																
% Com Wal	% Sprinkled																
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:					
SPEC FEATURES/YARD ITEMS																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
PARCEL ID 003-0-0005-0005.0																	
More: N				Total Yard Items:				Total Special Features:				Total:					